K 3344

WARRANTY DEED READ E. POLK, JR., FORM **NASHVILLE TITLE COMPANY**

For and in consideration of the sum of ----------TEN & NO/100---------- DOLLARS ($ 10.00),

Cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged, I further agree to assume and pay notes according to deed of trust held by First Federal Savings & Loan Association of Nashville, Tennessee, balance being $12,036.60.

Walter R. Sloan and wife, Carleen Sloan

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Charles C. Durham, unmarried

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in the 10th Civil District of Davidson County, Tennessee described according to a copy of a survey made May 15, 1954, by Hal R. Swann, Jr., as follows:

Beginning at a point on the south margin of a 50 foot street or roadway, being dedicated to public use by instrument of record in Book 2280, page 521, Register's Office for said County, at a point which is 376.5 feet west of the westerly edge of the pavement of the Springfield Pike; thence South 17½ deg. East 110 feet to a point in the north line of the property conveyed to Lakewood Water Company, by deed of record in Book 881, page 37, said Register's Office; thence along the north line of said Water Company property, south 74 deg. West 39 feet, more or less, to a point, the northwest corner of said Water Company property; thence with their west line, South 17½ deg. east 50 feet to their southwest corner; thence south 72 deg. west 86 feet to a point; thence north 17½ deg. west 160 feet to the south margin of said 50 foot right of way; thence with the south margin of same, north 72 deg. east 125 feet to the beginning.

Being the same property conveyed to Walter R. Sloan and wife, Carleen Sloan by deed from Charles C. Durham, of record in Book 3132, page 11 R.O.D.C.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand on this, the 3rd day of November, 1960

Walter R. Sloan

Carleen Sloan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, James M. Foster, a Notary Public in and for the State and County aforesaid, personally appeared the within named Walter R. Sloan and wife, Carleen Sloan

the bargainor(s), with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Davidson County, Tennessee, this the 3rd day of November, 1960

James M. Foster
Notary Public

My commission expires: November 17, 1963

FOSTER REALTY CO.

WARRANTY DEED
From
Walter R. Sloan and wife,
Carleen Sloan 86806
To
Charles C. Durham, unmarried

REGISTER'S OFFICE
STATE OF TENNESSEE }
DAVIDSON COUNTY }
Received for record 28 day of MAR A.D. 1962 at 2:15 o'clock P M.
Noted in Book 1617 Page 286
Recording Fee $2.00
JAMES B. WILSON, Register
By Deputy Reg.

NASHVILLE TITLE COMPANY
"A Guaranteed Title"
NASHVILLE, TENNESSEE

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